

**OFFICE OF THE CITY MANAGER  
LITTLE ROCK, ARKANSAS**

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**BOARD OF DIRECTORS COMMUNICATION  
JUNE 21, 2022 AGENDA**

<b>Subject:</b>  Condemning four (4) residential structures as a Nuisance.  <b>Submitted By:</b>  Housing & Neighborhood Programs Department	<b>Action Required:</b>  √ <b>Ordinance</b> Resolution	<b>Approved By:</b>         Bruce T. Moore City Manager
<b>SYNOPSIS</b>	Four (4) residential structures are in a severely dilapidated, deteriorated and/or burned condition causing a negative environmental impact on the residential neighborhoods in which they are located. All Notices have been mailed in accordance with Arkansas State Law.	
<b>FISCAL IMPACT</b>	The estimated cost to demolish and remove these structures is \$34,000.00 The charge for this four (4) structures will be charged to the demolition account, 108359.	
<b>RECOMMENDATION</b>	Approval of the ordinance.	
<b>BACKGROUND</b>	These structures have been documented as severely dilapidated and/or burned. These structures have been abandoned by the owners or the owners have requested the City to demolish them. They are fire damaged or deteriorated to a level of being unsafe and dangerous.	

**1. 3422 Dr. Martin Luther King, Jr., Drive**      **Ward:** 1      **Owner:** Harold L. Osborne

**Legal:** Lot 8; Block 42, Braddocks Blvd S35' of 8 42

**Parcel No.:** 34L270301300

This property was originally inspected and declared unsafe in March 2015 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There is \$1,246.69 in outstanding Liens.

**2. 1409 South Pine Street**      **Ward:** 1      **Owner:** Black Community Developers Program, Inc.

**Legal:** Lot 3; Block 10, Worthen W B

**Parcel No:** 34L1600009100

This property was originally inspected and declared unsafe in May 2016 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There is \$250.78 in outstanding Liens.

**3. 2623 South Spring Street**      **Ward:** 1      **Owner:** John C. Zacharriason

**Legal:** Lot 12; Block 3, All of Lots 12 & 12 J W Deshon  
Addn Sect 15-1N-12

**Parcel No.:** 34L2590002400

This property was originally inspected and declared unsafe in September 2017 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There are no outstanding Liens.

**4. 7901 Burnelle Drive**      **Ward:** 7      **Owner:** Samuel W. Jones

**Legal:** Lot 26; Block 0, Burnelle Manor

**Parcel No:** 45L035002800

This property was originally inspected and declared unsafe in April 2011 due to deteriorating conditions. The owner has failed to bring the structure into compliance. There is \$3,148.60 in outstanding Liens.